

CASE NO. _____
DATE SUBMITTED _____Arnold ~~Preparation~~ - 109

REZONING APPLICATION

MINIMUM SUBMITTAL REQUIREMENTS

If a petition for rezoning is denied by the City Council, another application for rezoning shall not be filed within a period of 180 days from the date of denial, except with permission of the Planning & Zoning Commission or City Council. The following items must be submitted by an established filing deadline date for consideration:

- ☒ Application completed in full.
- ☒ \$500.00 application fee.
- ☒ Two (2) copies of a fully dimensioned map on 24" x 36" paper showing:
 - a. Land affected;
 - b. Legal description of area of proposed change;
 - c. Present zoning;
 - d. Zoning classification of all abutting land; and
 - e. All public and private rights-of-way and easements bounding and intersecting subject land.
- ☒ Written legal description of subject property (metes & bounds or lot & block of subdivision, whichever is applicable).
- ☐ The attached Rezoning Supporting Information sheet completed in full.

Prev. Submitted
and Revised

APPLICATION DATA

APPLICANT'S INFORMATION:

Name Municipal Development Group / Greg Taggart
Street Address 2551 A Texas Ave S.
City CS State TX Zip Code 77840
E-Mail Address _____
Phone Number 693-5359 Fax Number 693-4243

PROPERTY OWNER'S INFORMATION:

Name Texas Hotel Management Corporation / Salim Ismail
Street Address c/o Texas Star Realty, Attn: Parviz Vessali
City 106 Pershing, College Station State Texas Zip Code 77840
E-Mail Address _____
Phone Number 764-6808 Fax Number _____

This property was conveyed to owner by deed dated _____ and recorded in Volume 3665
Page 248 of the Brazos County Deed Records.

General Location of Property: Adjacent to and south of Southwood Athletic Park

Address of Property: N/A

Legal Description: 17.22 Ac Robert Stevenson League A-54

Total Acreage:

17.22

Existing Zoning: A-0 Requested Zoning: R1

Present Use of Property: Agricultural

Proposed Use of Property: Residential

REZONING SUPPORTING INFORMATION

1.) List the changed or changing conditions in the area or in the City which make this zone change necessary.

This tract is zoned A-O, and must receive another zone in order to be developed.

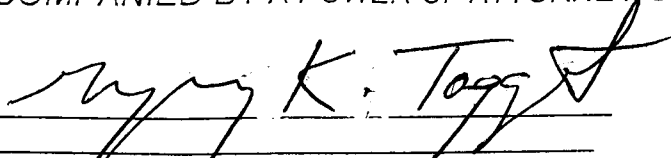
2.) Indicate whether or not this zone change is in accordance with the Comprehensive Plan. If it is not, explain why the Plan is incorrect.

The comprehensive plan shows this tract as SF Medium Density Residential, the R-1 request fits that. ~~The current zone is inappropriate for the Industrial/Institutional (City warehouse), Park and Hospital uses on 3 sides. The ordinance makes a reasonable and substantial buffer between the two~~

3.) List any other reasons to support this zone change.

The R-1 use is a reasonable extension of the uses to the west along Arnold Road. ~~The R-1 is a reasonable extension of uses to the east. The City of Bayan power line R.O.W. makes a convenient buffer between the proposed uses.~~

The applicant has prepared this application and supporting information and certifies that the facts stated herein and exhibits attached hereto are true and correct. IF APPLICATION IS FILED BY ANYONE OTHER THAN THE OWNER OF THE PROPERTY, APPLICATION MUST BE ACCOMPANIED BY A POWER OF ATTORNEY STATEMENT FROM THE OWNER.


Signature of owner (or agent) or applicant

Date 24 May 2002 AD